

City of Minneapolis
CPED - Public Land Sale and Acquisition Form

Section I. Property Information

PROJECT COORDINATORS COMPLETE SECTION I.

ENTIRE FORM MUST BE COMPLETED PRIOR TO MARKETING PROPERTY

PLEASE ATTACH MAP OF SUBJECT PROPERTY AND ALL ADJACENT PARCELS

- Submitted by: Edie Oliveto-Oates
Phone #: 612-673-5229
Form Initiated Date: 10/16/2012
Complete by Date: 10/25/2012
1. Address: 1911 14th Ave S
 2. Property Identification Number (PIN): 16-029-24-24-0052
 3. Lot Size: 60 x 149 8,960 sq ft
 4. Current Use: Vacant, Boarded triplex
 5. Current Zoning: RB2
 6. Proposed future use (include attachments as necessary): Rehabilitation as a duplex by a private developer.
 7. List addresses of adjacent parcels owned by CPED/City: _____
 8. Project Coordinator comments: CPED has received an offer from a neighbor to purchase/rehabilitate the property as a duplex with the possibility of conversion to a triplex if it will meet the necessary requirements. They will own the property and operate it as rental property.

PROJECT COORDINATOR: _____ EMAIL FORM TO ARLENE.ROBINSON@MINNEAPOLISMN.GOV

Section II. Zoning Review

9. Lot is Buildable for **any** structure ☒ Non-Buildable for **any** structure ☐
Explain: To clarify, the property is zoned R4 Multiple Family Residential (see #5 above) and NP North Phillips overlay
10. Will any land use applications be required to achieve the **proposed** future use noted in item 6?
Yes ☐ No ☒ If yes, what applications? _____
11. Comments: City records indicate the property is a triplex on a 7050 square foot lot. As such, rehab of the existing building is permitted in the R4 district. Any expansion or alteration of the existing structure will require additional review by CPED Planning.
- Completed by: Robb Clarksen Date: 10/19/2012
ZONING STAFF: _____ EMAIL FORM TO ARLENE.ROBINSON@MINNEAPOLISMN.GOV

Section III. Community Planning Review

12. List adopted small area plan(s) in effect for parcel: Franklin/Cedar-Riverside Transit Oriented Development Master Plan
13. Future land use/designation(s) identified in The Minneapolis Plan and other adopted plans: None specified in small area plan. One parcel away from Franklin Avenue, which is designated as a Commercial Corridor. Near the Franklin Avenue LRT Station Area and Activity Center.
14. Is future land use proposed in item 6 consistent with future land use plans?
Yes ☒ No ☐ If no, why not? _____
15. Does the City own adjacent parcels that could be combined with this parcel to create a larger development?
Yes ☒ No ☐ If yes, explain possible development scenarios _____
16. Is parcel identified in adopted plans as a catalyst/essential site for future development?
Yes ☐ No ☒ If Yes, what type of development? _____

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Comments: _____

Completed by: Paul Mogush Date: 10/22/2012

COMMUNITY PLANNER: EMAIL FORM TO ARLENE.ROBINSON@MINNEAPOLISMN.GOV

Planning Director Review by: Jason Wittenberg Date: 10/22/2012

PLANNING DIRECTOR: EMAIL FORM TO ARLENE.ROBINSON@MINNEAPOLISMN.GOV

Multi-Family Housing Staff Comments by: Wes Butler Date: 10/22/2012

Comments: Multi-Family Housing Concurs with this sale

Single-Family Housing Staff Comments by: Elfric Porte Date: 10/22/2012

Comments: I support the development as proposed

Real Estate Development Services Staff Comments by: _____ Date: _____

Comments: See Single Familh Housing Comments

Business Development Staff Comments by: Kristin Guild Date: 10/22/2012

Comments: Business Development supports the sale and reactivation of this residential property as proposed.

Economic Development Director Review by: Cathy Polasky Date: 10/22/2012

PLEASE CHECK ONE BOX:

☒ **PROCEED** to market the property as proposed

Project Coordinator: Contact Community Planner (in Section III) in advance of CD Committee hearing to acquire City Planning Commission finding of consistency with *The Minneapolis Plan for Sustainable Growth*

☐ **HOLD** this property for discussion at next available Director's Meeting

Note: If there is policy conflict or strategic options outlined in this form, this land sale must be discussed at a Director's Meeting so that a decision on whether or not to proceed can be made

Director's Notes (reason for **HOLD** status): _____

Housing Director Review by: Tom Streitz Date: 10/23/2012

EMAIL COMPLETED FORM TO ARLENE.ROBINSON@MINNEAPOLISMN.GOV

Note: The completed and signed CPED public land form and the Planning Commission action as to the consistency with the City's Comprehensive Plan **must** be attached to the staff report that is submitted to the Community Development Committee.